



UNITED STATES BANKRUPTCY COURT  
DISTRICT OF NEW JERSEY

**Caption in Compliance with D.N.J. LBR 9004-1**

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M&T Bank

Order Filed on May 14, 2020  
by Clerk  
U.S. Bankruptcy Court  
District of New Jersey

In re:  
Gerald Brown  
Terri L. Brown fka Terri Venceller

Case No: 19-17008  
Chapter 13  
Chief Judge: Michael B. Kaplan

Debtors

Recommended Local Form:

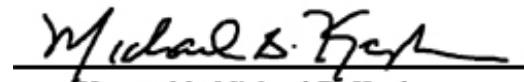
Followed

Modified

## ORDER VACATING STAY

The relief set forth on the following page is hereby ordered **ORDERED**.

**DATED: May 14, 2020**

  
\_\_\_\_\_  
Honorable Michael B. Kaplan  
United States Bankruptcy Judge

Upon the motion of M&T Bank, under  
Bankruptcy Code section 362(a) for relief from the automatic stay as to certain property as  
hereinafter set forth, and for cause shown, it is

ORDERED that the automatic stay is vacated to permit the movant to institute or resume  
and prosecute to conclusion one or more actions in the court(s) of appropriate jurisdiction to  
pursue the movant's rights in the following:

- Real Property More Fully Described as:

**Land and premises commonly known as 5 Dolphin Lane, Trenton NJ 08619**

- Personal Property More Fully Describes as:

It is further ORDERED that the movant may join the debtor and any trustee appointed in  
this case as defendants in its action(s) irrespective of any conversion to any other chapter of the  
Bankruptcy Code.

The movant shall serve this order on the debtor, any trustee and any other party who  
entered an appearance on the motion.

Certificate of Notice Page 3 of 3  
United States Bankruptcy Court  
District of New JerseyIn re:  
Gerald Brown  
Terri L Brown  
DebtorsCase No. 19-17008-MBK  
Chapter 13

## CERTIFICATE OF NOTICE

District/off: 0312-3

User: admin  
Form ID: pdf903Page 1 of 1  
Total Noticed: 1

Date Rcvd: May 14, 2020

Notice by first class mail was sent to the following persons/entities by the Bankruptcy Noticing Center on May 16, 2020.

db/jdb +Gerald Brown, Terri L Brown, 5 Dolphin Lane, Hamilton, NJ 08619-1307

Notice by electronic transmission was sent to the following persons/entities by the Bankruptcy Noticing Center.  
NONE. TOTAL: 0

## \*\*\*\*\* BYPASSED RECIPIENTS \*\*\*\*\*

NONE.

TOTAL: 0

Addresses marked '+' were corrected by inserting the ZIP or replacing an incorrect ZIP.  
USPS regulations require that automation-compatible mail display the correct ZIP.

Transmission times for electronic delivery are Eastern Time zone.

**I, Joseph Speetjens, declare under the penalty of perjury that I have sent the attached document to the above listed entities in the manner shown, and prepared the Certificate of Notice and that it is true and correct to the best of my information and belief.****Meeting of Creditor Notices only (Official Form 309): Pursuant to Fed. R. Bank. P. 2002(a)(1), a notice containing the complete Social Security Number (SSN) of the debtor(s) was furnished to all parties listed. This official court copy contains the redacted SSN as required by the bankruptcy rules and the Judiciary's privacy policies.**

Date: May 16, 2020

Signature: /s/Joseph Speetjens

## CM/ECF NOTICE OF ELECTRONIC FILING

The following persons/entities were sent notice through the court's CM/ECF electronic mail (Email) system on May 14, 2020 at the address(es) listed below:

Albert Russo on behalf of Trustee Albert Russo docs@russotrustee.com  
 Albert Russo docs@russotrustee.com  
 Denise E. Carlon on behalf of Creditor M&T BANK dcarlon@kmllawgroup.com,  
 bkgroup@kmllawgroup.com  
 John Zimnis on behalf of Joint Debtor Terri L Brown njbankruptcylaw@aol.com.  
 John Zimnis on behalf of Debtor Gerald Brown njbankruptcylaw@aol.com.  
 John R. Morton, Jr. on behalf of Creditor Americredit Financial Services, Inc., d/b/a GM  
 Financial ecfmail@mortoncraig.com, mortoncraigecf@gmail.com  
 Kevin Gordon McDonald on behalf of Creditor M&T BANK kmcdonald@kmllawgroup.com,  
 bkgroup@kmllawgroup.com  
 Rebecca Ann Solarz on behalf of Creditor M&T BANK rsolarz@kmllawgroup.com  
 U.S. Trustee USTPRegion03.NE.ECF@usdoj.gov

TOTAL: 9